



City of Boston
Mayor Martin J. Walsh
Department of
Neighborhood
Development

Bromley & Heath Street

Community Presentation – 4/30/14

Agenda:

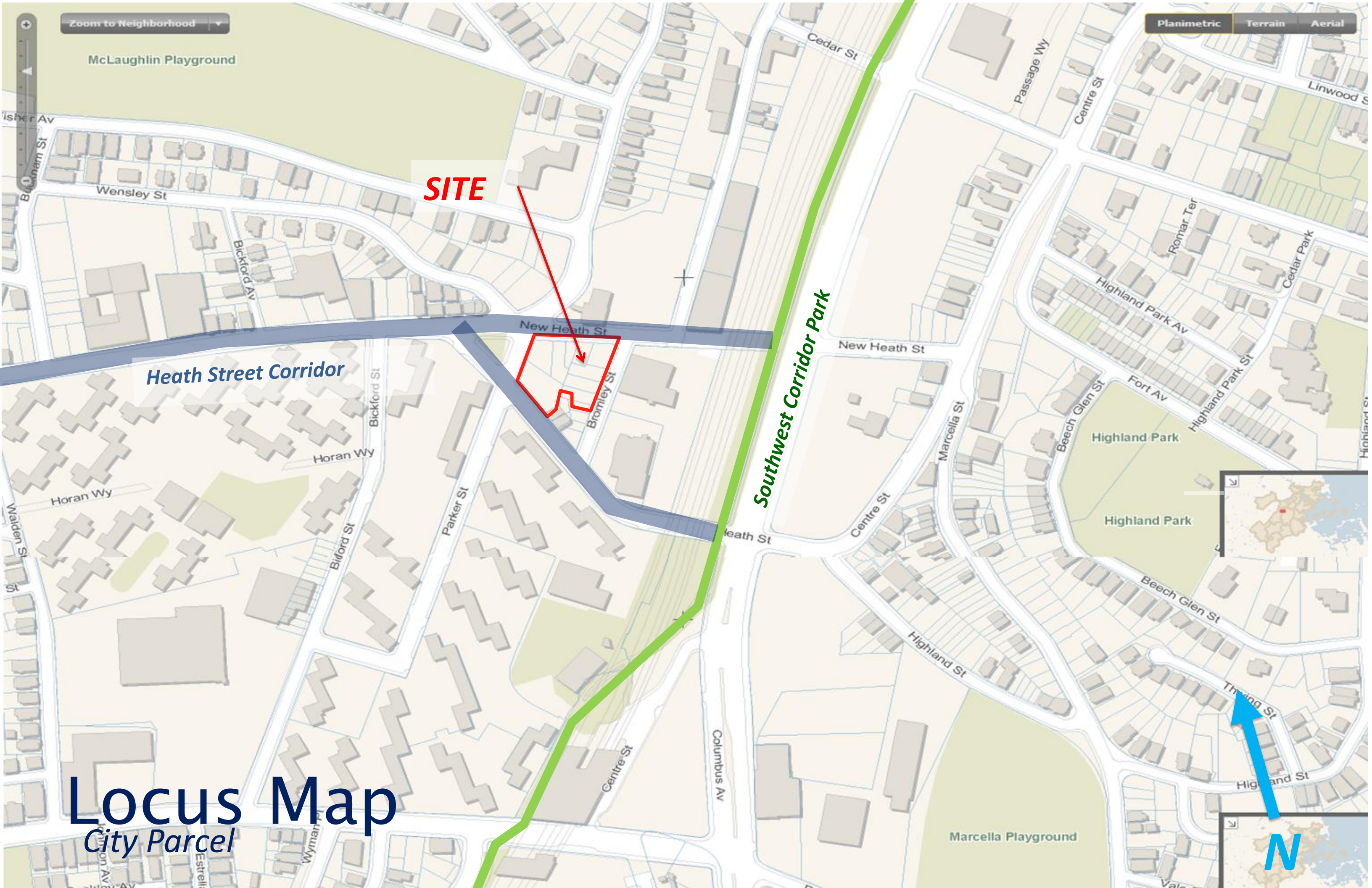
Welcome & Introductions

Meeting Objective

Site Context Review

Site Discussion

Next Steps/Adjourn



Zoom to Neighborhood

Planimetric Terrain Aerial

McLaughlin Playground

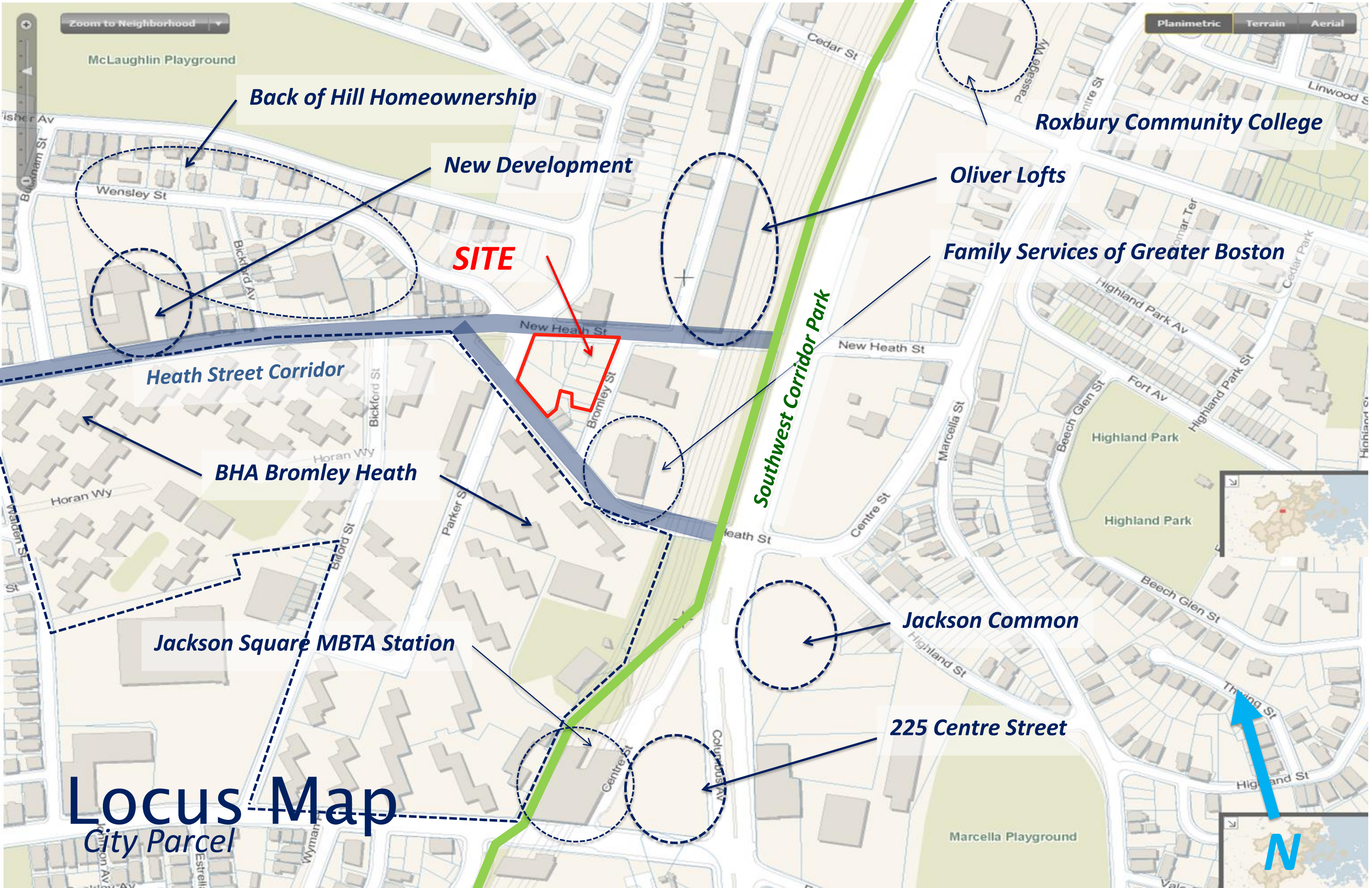
SITE

Heath Street Corridor

Southwest Corridor Park

Locus Map
City Parcel

N



Zoom to Neighborhood

Planimetric Terrain Aerial

McLaughlin Playground

Back of Hill Homeownership

New Development

SITE

Heath Street Corridor

BHA Bromley Heath

Jackson Square MBTA Station

Southwest Corridor Park

Roxbury Community College

Oliver Lofts

Family Services of Greater Boston

Jackson Common

225 Centre Street

Marcella Playground

Locus Map
City Parcel

N



Columbus Ave

*Southwest Corridor Park
Operations*

Oliver Lofts

*Family Services of Greater
Boston*

Terrace Street

New Heath Street

Bromley Street

Parker Street

Heath Street

Site

BHA Bromley - Heath

Aerial View
City Parcel



Site

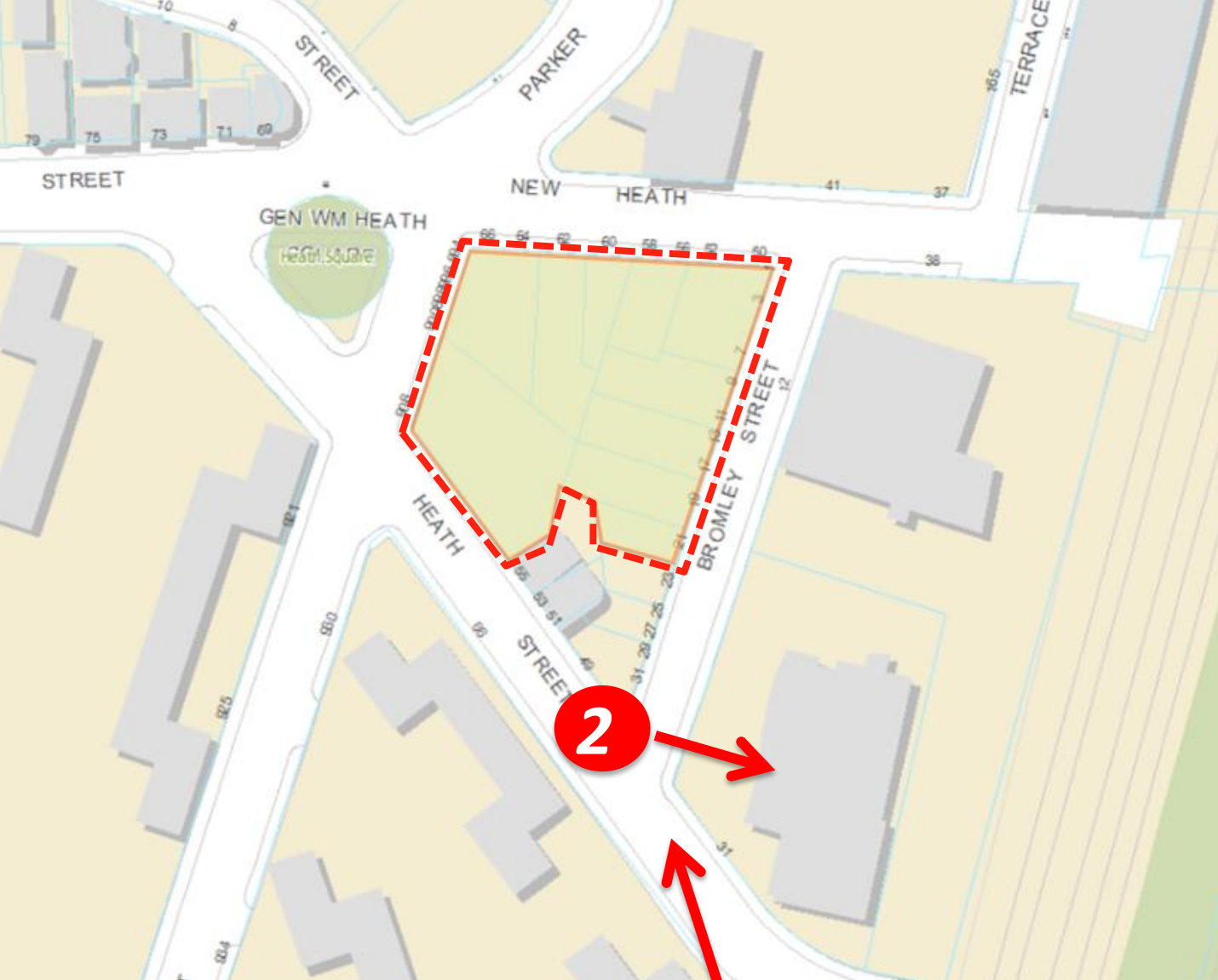
Oliver Lofts

BHA Bromley - Heath

Southwest Corridor Park
Operations

Family Services of Greater
Boston

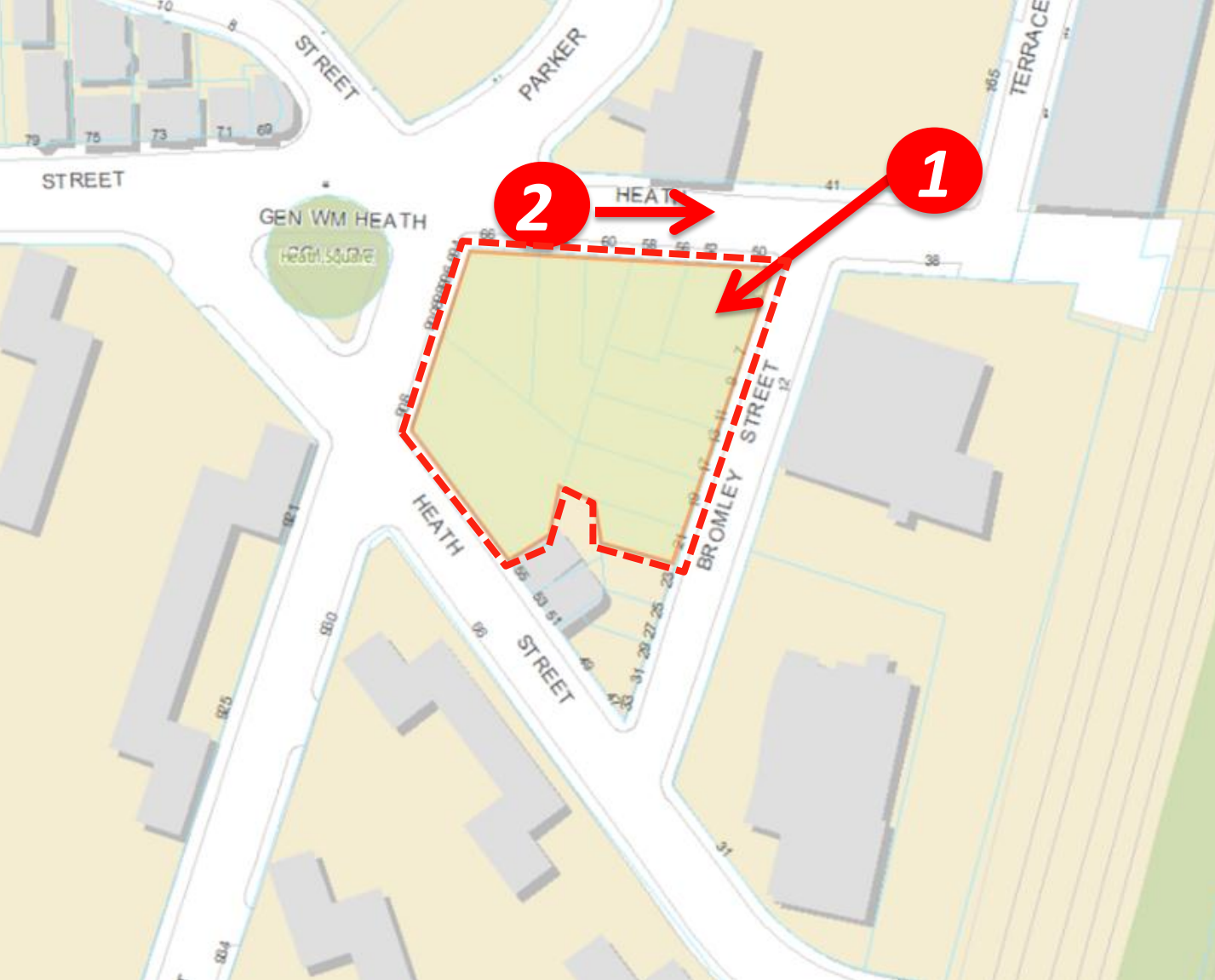
Aerial View
City Parcel



View 2 – Heath Street



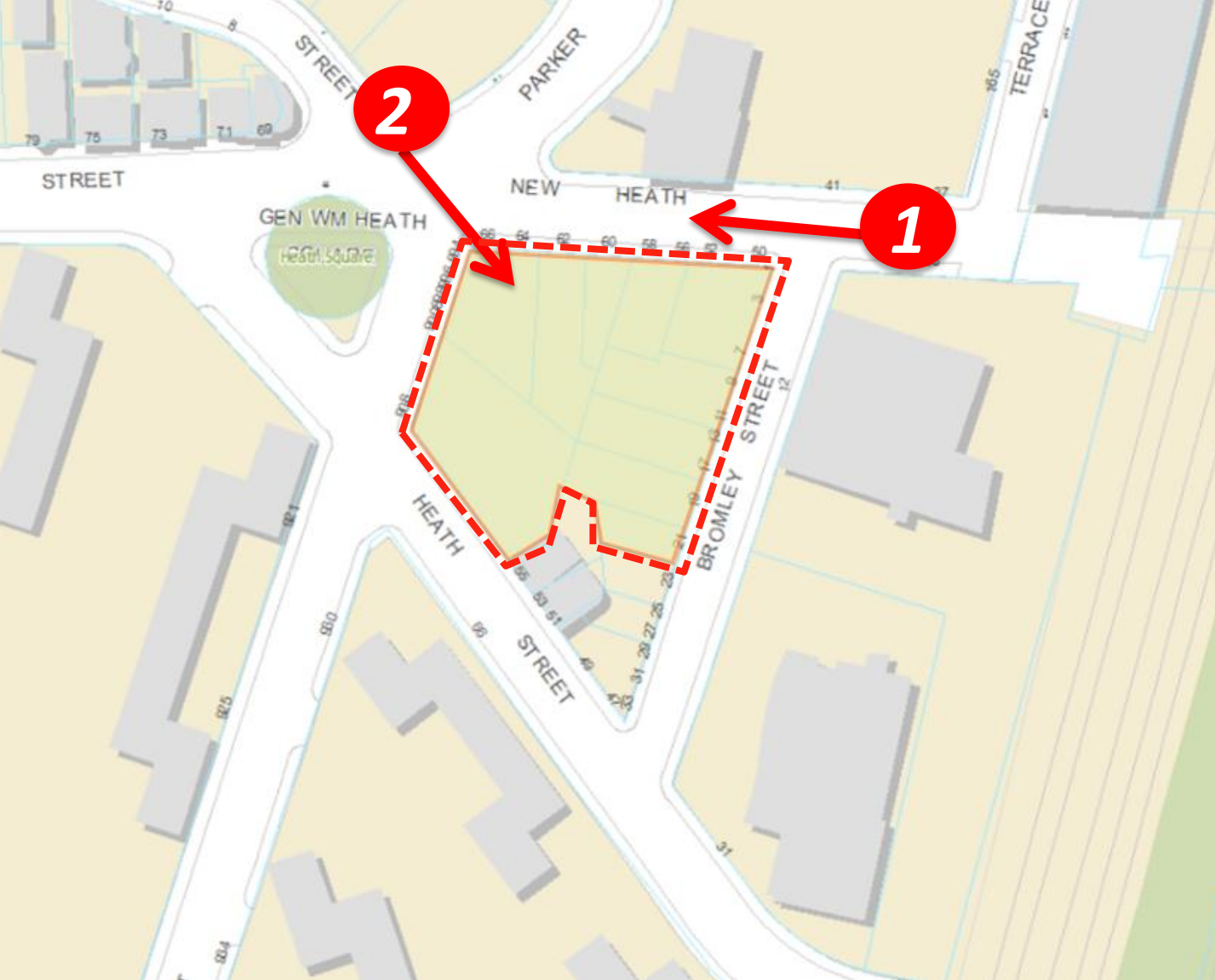
View 1- Heath Street



View 2 – New Heath Street



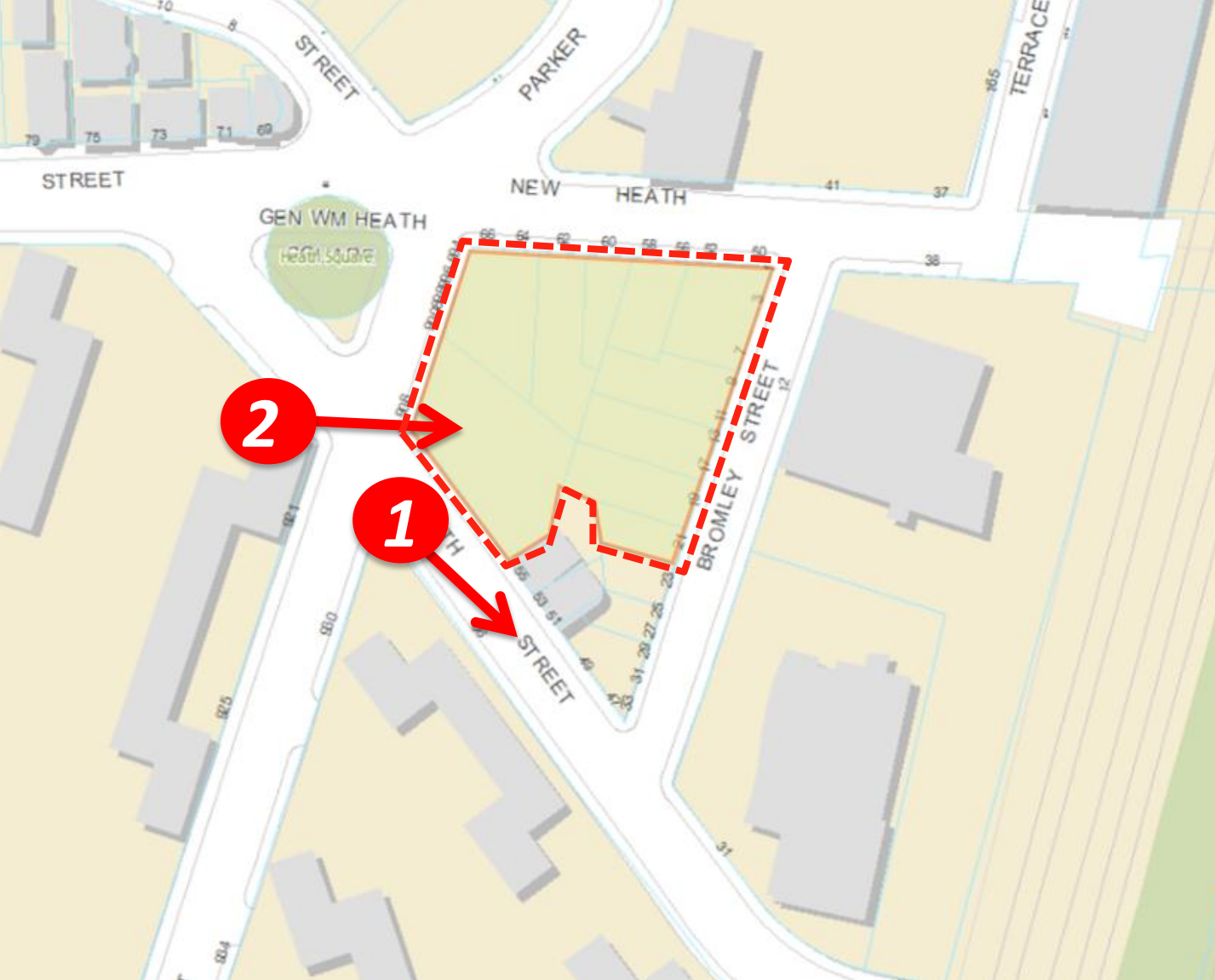
View 1- Bromley Street

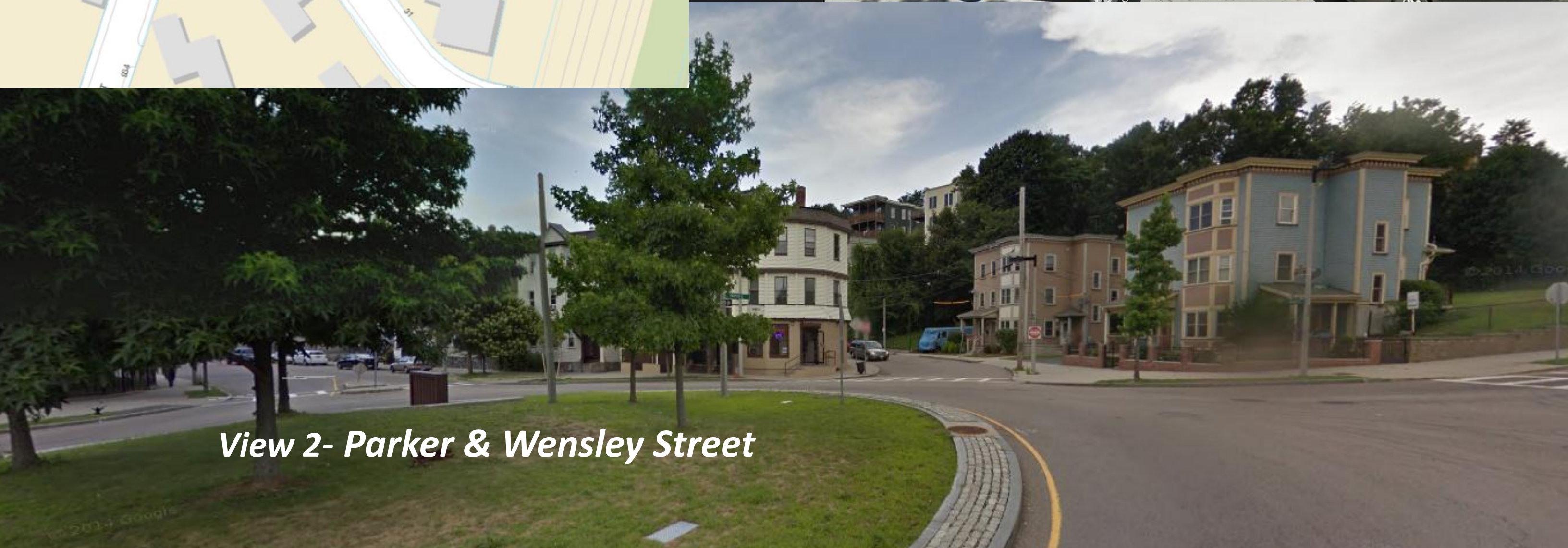
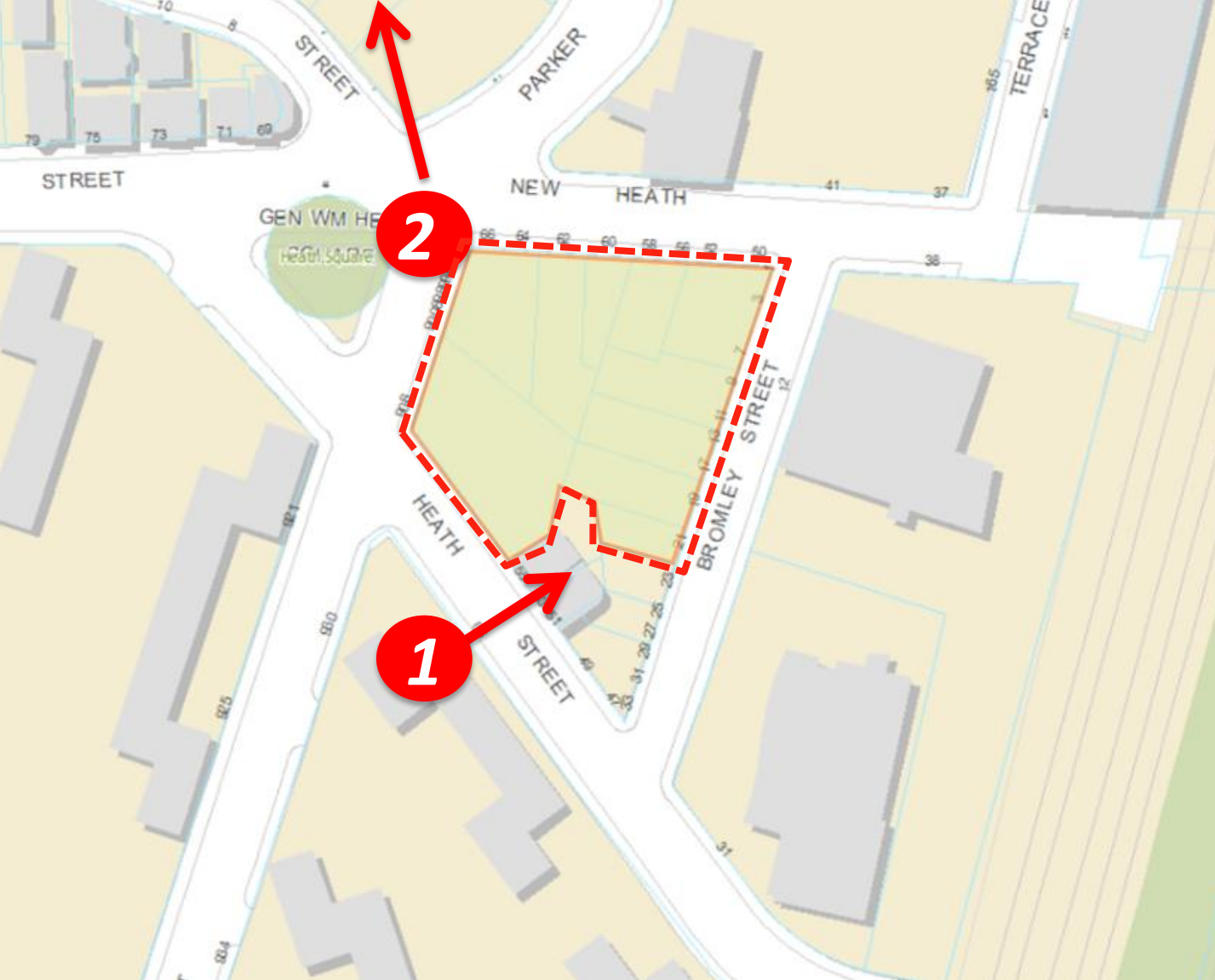


View 1 – New Heath Street



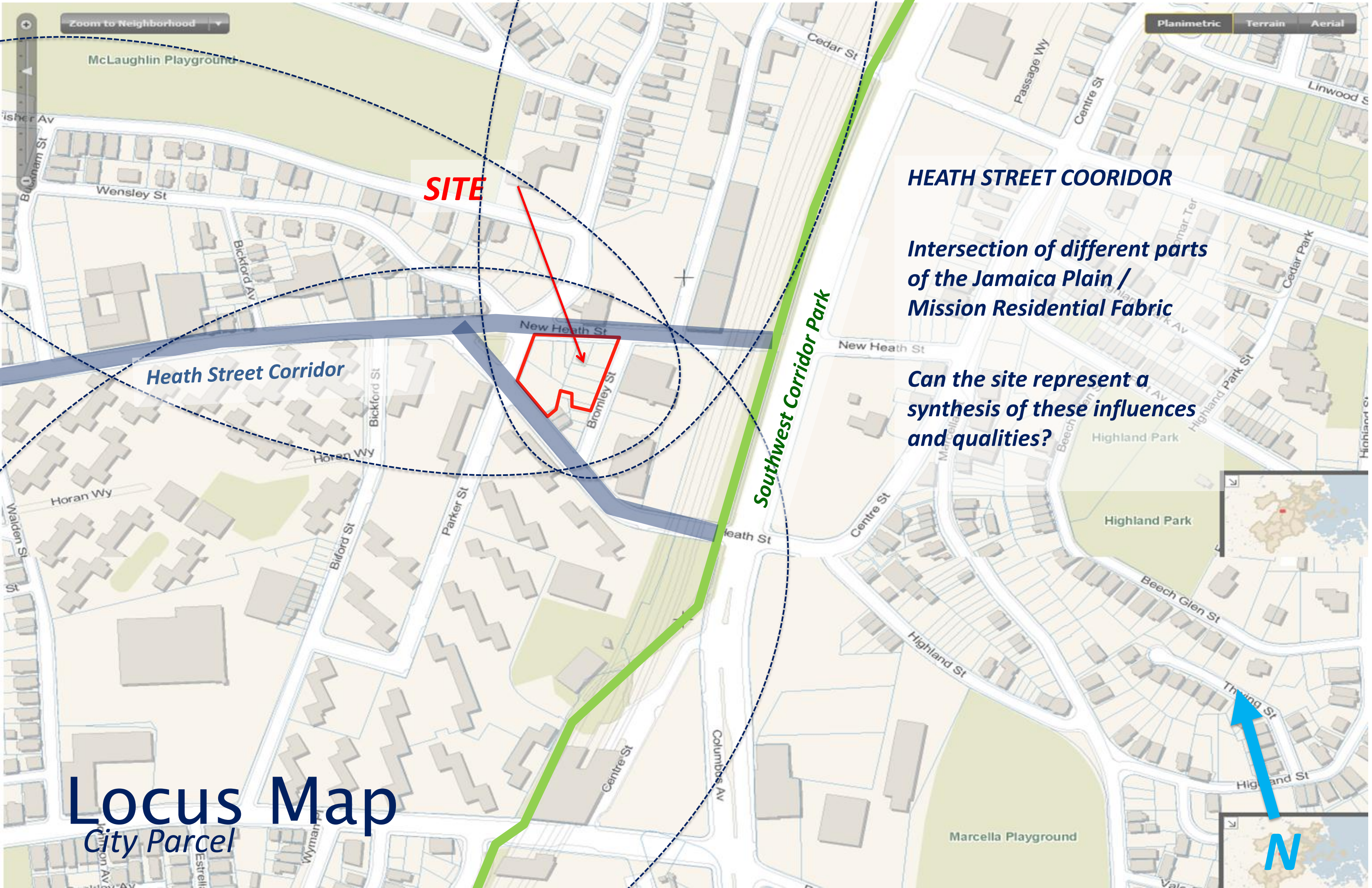
View 2- Parker & New Heath Street





Zoning Summary:

- Multifamily Residential Zoning District
- Site - 28,872 Square Foot
- 35 ft Height, FAR of 1
- Multi Unit Rowhouse and Townhouse type
- Parking – varies .7 to 1.5 by number of units.
 - Proximity to MBTA (reduced and shared parking concepts)
- Service and Retail Uses
 - not encouraged in this district



Zoom to Neighborhood

Planimetric Terrain Aerial

SITE

HEATH STREET COORIDOR

*Intersection of different parts
of the Jamaica Plain /
Mission Residential Fabric*

Heath Street Corridor

Southwest Corridor Park

*Can the site represent a
synthesis of these influences
and qualities?*

Locus Map
City Parcel



Discussion

Discussion:

- History of Planning / Uses
 - Residential, Retail, Mixed Use
- Housing Type
 - Rental, Mixed Income/Affordability
- Site Plan
 - Use of Space, Building Placement, Relationship to Abutting Properties
- Building Height
 - Existing building is 4 stories
 - 3 to 5 story buildings near by
- Parking
- Sustainable Principles

Next Steps & Process

- Community Meetings
 - Build on Comments/ Use & Development Guidelines
- Draft Request for Proposals (RFP)
- Issue RFP
- Community Meeting to Review Eligible Proposals
- DND Designates Developer Based on Evaluation Criteria

THANKS

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